

116 Mill Street S, Brownsdale, MN 55918-8832

**Commercial**  
**Business Opportunity**  
 Seller Contribution:

List #: **6727366**  
 Status: **Active**

List Price: **\$299,900**  
 Orig List Pr: \$324,900  
 Close Price:



Property ID: **220010100**  
 Const Status: **Previously Owned**  
 Total Units: **2.00**  
 Found Size: **1,364**  
 Found Dims:  
 Year Built: **1949**  
 Acres/Sqft: **0.070/3,049**  
 Lot Dim: **12 x 24**  
 Current Use: **Restaurant**  
 Yearly/Seasonal: **Yearly**  
 County: **Mower**  
 List Date: **06/05/2025**  
 Rcvd by MLS: **05/26/2025**

For Sale/Lease: **For Sale**  
 Tax Amount: **\$1,338**  
 Tax Year: **2025**  
 Assess Bal: **\$0**  
 Tax w/ Assess: **\$1,338**  
 Assess Pend: **No**  
 Homestead: **No**  
 Stories: **2**  
 Bldg Fin SF: **2,728**  
 Building SqFt:

Postal City: **Brownsdale**  
 DOM: **261**  
 CDOM:/PDOM: **261/116**

Directions: **Follow I-90 east, exit onto 56 North, building is on the left**

**General Information**

Legal Desc: **N24FT S48FT LOTS 1 & 4, BLOCK 3, ORIGINAL VILLAGE OF BROWNSDALE 0.07AC**  
 School District: **203 - Hayfield** Section/Township/Range:  
 Location: **Downtown** Land Lease?: **No**  
 Fract Ownr: **No**  
 Comp/Dev/Sub: **Village/Brownsdale** Rental License:  
 Road Frontage: **City, Sidewalks**  
 Rd Responsible: **Public Maintained Road**  
 Zoning: **Business/Commercial** Power Company:  
 Accessibility: **Partially Wheelchair**

**Structure Information**

Heat: **Ductless Mini-Split, Forced Air** Exterior: **Brick/Stone**  
 Fuel: **Natural Gas** Roof: **Metal**  
 Air Cond: **Central, Ductless Mini-Split** Water: **City Water/Connected**  
 Garage: **1** Sewer: **City Sewer/Connected**  
 Oth Prkg: **0**

**Features**

Parking: **Detached Garage**  
 Construction: **Block**  
 Utilities: **Electric Separate, Hot Water Common**  
 Sale Includes: **Building, Fixture/Equipment, Inventory**  
 Com Kit Ament: **Cookware/Utensils, Ice Machine, Other, Oven, Prep Station, Refrigerator, Shelving and Rack Warming Table**  
 Appliances: **Other, Refrigerator, Tankless Water Heater, Double Oven, Stainless Steel Appliances**  
 Basement: **None**  
 Amenities-Unit: **Balcony**  
 Building Feat: **Coin-op Laundry Owned**

**Green Building**

Green Energy Efficient: **Appliances, HVAC, Water Heater**

**Unit Information**

#	Beds	F Baths	H Baths	1/4 Baths	3/4 Baths	Ttl Baths	# Rms	Sqft	Level	Leased	Lease Exp	Mnth \$
1						0				Yes	06/30/25	\$700
2						0	1			Yes	07/31/25	\$1,200
# Efficiencies:			# 1 BR Units: 1			# 2 BR Units: 1			# 3 BR Units:			

**Remarks**

Public: **Located in the heart of Brownsdale, this beautifully renovated and fully equipped commercial building is ready to bring your business dreams to life. Designed to capture the charm of a classic hometown diner, the space offers a warm, inviting atmosphere that can easily adapt to a variety of business ventures. The property has undergone extensive updates, ensuring modern mechanicals and reliable infrastructure—so you can focus on growing your business with peace of mind. All appliances and equipment are included, making this a turnkey opportunity for anyone looking to open a restaurant or café. Upstairs, you'll find two apartments—perfect for**

**generating passive income or offering convenient on-site living arrangements. This beloved local landmark has long been a part of the Brownsdale community and is now ready to welcome its next owner to continue its legacy.**

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